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## QUITCLAIM DEED

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**Prepared by and after recording return to:**

✓ Edward T. Autry  
MS BPR No. 10597  
5521 Murray Road  
Memphis, TN 38119-3717  
(901) 767-8200

**Grantor(s) Name, Address, phone:**

Donald P. Turner  
Anita J. Turner  
Terry P. Turner  
4243 Chelsea Circle  
Horn Lake, MS 38637  
Home Phone: (662) 280-4111  
Work Phone: (662) 280-4111

**Grantee(s) Name, Address, phone:**

Donald P. Turner, Trustee  
Anita J. Turner, Trustee  
  
4243 Chelsea Circle  
Horn Lake, MS 38637  
Home Phone: (662) 280-4111  
Work Phone: (662) 280-4111

**Legal Description:**

Real property located in the County of DeSoto, State of Mississippi, to-wit:

Lot 26, Apple Creek Meadows Subdivision, situated in Section 11, Township 2 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 59, Pages 45-47, in the office of the Chancery Clerk of DeSoto County, Mississippi.

**Indexing Instructions:**

Land in the Section 11, Township 2 South, Range 8 West, DeSoto County, Mississippi

This instrument prepared by and  
after recording return to:  
Edward T. Autry  
Williams, McDaniel, Wolfe & Womack, P.C.  
5521 Murray Road  
Memphis, Tennessee 38119-3717  
(901) 767-8200

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## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, DONALD P. TURNER and wife, ANITA J. TURNER and TERRY P. TURNER, hereinafter referred to as "Grantor", does hereby grant, convey, and quitclaim unto **Donald Powell Turner and Anita Jones Turner, Trustees of the Donald Powell Turner Living Trust dated December 2, 2009, and Anita Jones Turner, Trustee of the Anita Jones Turner Living Trust dated December 2, 2009**, as tenants in common, each living trust owning an undivided one-half (1/2) interest, hereinafter referred to as "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DeSoto, State of Mississippi, to-wit:

Lot 26, Apple Creek Meadows Subdivision, situated in Section 11, Township 2 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 59, Pages 45-47, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Prior instrument reference: Book 0393, Page 0656, of the conveyance records of DeSoto County, Mississippi.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

The Grantor states that the purpose of this Quitclaim Deed is to transfer the entire right, title and interest of the Grantor in and to said real property to the Donald Powell Turner Living Trust dated December 2, 2009 and Anita Jones Turner Living Trust dated December 2, 2009, as tenants in common, each living trust owning an undivided one-half (1/2) interest in and to said real property. Each trust is a revocable grantor trust established pursuant to the laws of the State of Mississippi. The Trustee and Successor Trustees are granted all right, power and authority, pursuant to Miss. Code Ann. Section 91-9-107 (including any amendments thereto) and further have the full discretionary power to purchase, sell, convey, alter, repair, improve, partition and mortgage or otherwise encumber any real estate, and to make and execute any leases thereon for any period, however long, and beyond the term of any trust, and to execute and deliver any

deeds, conveyances, mortgages, deeds of trust, transfers and assignments, without the approval of any court, joinder of any beneficiary, and without disclosing any beneficiary of any trust.

In addition, the trust specifically provides that no person dealing with the Trustee in the capacity of purchaser, seller, acquirer, lender, tenant, lessor, lessee, contractant or otherwise shall be bound to inquire into the capacity to act on the part of the Trustee, or into the authority for, or the propriety of, any act thereof, or to see to the application or disposition of any money, or other property, paid, delivered or loaned to the Trustee. This trust contains spendthrift provisions

This is a transfer into trust by the Grantor. No actual monetary consideration is given to the Grantor.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee' heirs and assigns forever, with all appurtenances thereunto belonging.

WITNESS Grantors' hands on this 2<sup>nd</sup> day of December, 2009.

GRANTOR:

Donald P. Turner  
DONALD P. TURNER

Anita J. Turner  
ANITA J. TURNER

Terry P. Turner  
TERRY P. TURNER

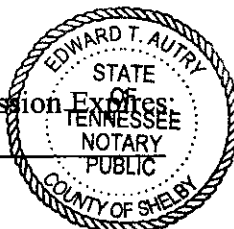
STATE OF TENNESSEE  
COUNTY OF SHELBY

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Donald P. Turner, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that he executed the within instrument of his own free act and deed for the purposes therein contained.

WITNESS my hand this 2<sup>nd</sup> day of December, 2009.

Edward T. Autry  
NOTARY PUBLIC

My Commission Expires

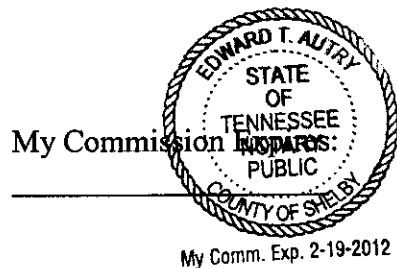


My Comm. Exp. 2-19-2012

STATE OF TENNESSEE  
COUNTY OF SHELBY

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Anita J. Turner, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that she executed the within instrument of her own free act and deed for the purposes therein contained.

WITNESS my hand this 2<sup>nd</sup> day of December, 2009.

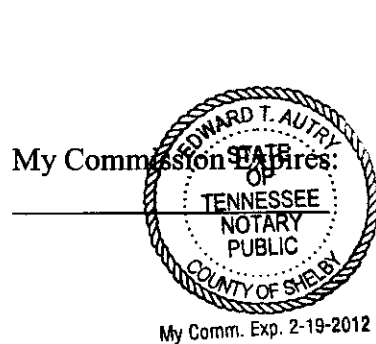


Edward T. Autry  
NOTARY PUBLIC

STATE OF TENNESSEE  
COUNTY OF SHELBY

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Terry P. Turner, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that he executed the within instrument of his own free act and deed for the purposes therein contained.

WITNESS my hand this 2<sup>nd</sup> day of December, 2009.



Edward T. Autry  
NOTARY PUBLIC

**Grantor(s) Name, Address, phone:**

Donald P. Turner  
Anita J. Turner  
Terry P. Turner  
4243 Chelsea Circle  
Horn Lake, MS 38637  
Home Phone: (662) 280-4111  
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**Grantee(s) Name, Address, phone:**

Donald Powell Turner, Trustee  
Anita Jones Turner, Trustee  
4243 Chelsea Circle  
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Home Phone: (662) 280-4111  
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**SEND TAX STATEMENTS TO GRANTEE**